

Overlake Village



3rd largest jobs center in the region, and less than 15 miles east of downtown Seattle

- Location:** Overlake Village boundaries (see map on other side)
- Project Phase:** Projects within the Village are at various phases of planning, design & construction
- Estimated Timeline:** 2017–2023 (light rail opens)
- Contact:** Andrew Bauer, 425-556-2750

Summary:

Overlake attracts talent and families from around the world, and is the third largest jobs center in the Puget Sound region—with about 46,000 jobs. Over time, Overlake will continue to help meet community shopping, recreation, civic, cultural, entertainment and employment needs; provide attractive and safe places to live close to urban amenities; and be oriented towards pedestrians and bicyclists and served by local and regional bus and rail transit.

The neighborhood is an important hub of activity on the Eastside, with immediate access to and from SR-520 and transit service to Downtown Redmond, Downtown Bellevue, UW and Seattle. Redmond has adopted an ambitious vision to enhance these assets by making plans to accommodate significant urban growth in Overlake Village. The density and diversity of people in Overlake help businesses thrive.

Solutions:

The City is investing in infrastructure to support the vision for Overlake Village including streets, regional stormwater vaults, water and sewer pipes, rain gardens, parks, access to the power grid, bus transit, and light rail which will arrive in 2023. There will be two light rail stations: 1) the Redmond Technology Center (Overlake Transit Center) Station at NE 40th Street, and 2) the Overlake Village Station at 152nd Avenue NE. Both stations will be accessible by transit (including Rapid Ride), passenger drop-off areas, bike lanes/paths, and pedestrian/bicycle bridges over SR-520 connecting to the regional trail. The Redmond Technology Center Station will also have a new, 320-stall parking garage.



Downtown
Seattle & UW

11 miles away



Seattle
Seaport

13 miles away



SeaTac
Airport

21 miles away

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46,000
JOBS



Esterra Park rendering

More details at redmond.gov/Overlake

Project Costs:

The project costs listed below include both City investments and funding from grants, developer contributions, impact fees, and other agencies.

Three stormwater vaults: \$55 million est.

Parks: \$30.6 million

Transportation improvements: \$135.5 million

(Includes new street connections and existing improvements; a pedestrian-bike bridge; and Overlake access ramp)

Recent Activities:

- Final design and pre-construction activities for light rail began in July 2016.
- Design of NE 31st St multimodal improvements are underway.
- Design of 152nd Ave improvements from 24th to 2600 block is underway.
- 152nd Ave improvements along Esterra Park apartments have been completed.
- The KCC Limited Edition master plan was approved in spring 2016. It includes plans for 885 apartments/condos, 173,000 sq ft of office space, 28,000 sq ft of retail, and 80-room hotel.

What's Coming Next:

- Council review and action on plan and code updates related to infrastructure planning (2017).
- Construction of the second phase of the Esterra Park master plan will be underway in 2017 and includes about 990 apartments in five buildings. The first phase of construction started in 2016 with about 480 apartments and a 274-room hotel.
- Redmond 148, a 240-apartment building, is under construction in 2017.
- Light rail construction will begin in 2017 and will be completed in 2023.
- The station vault will be completed by the end of 2017.
- Preliminary design has started for the Overlake access ramp.

Neighborhood Impacts:

- Overlake Village has multiple construction projects that will be occurring through 2023. So, keep an eye on the City's Traffic Map, which has a list of construction project impacts at redmond.gov/traffic, and see "Related News" below for more places to get traffic alerts.



Get Involved:

Overlake Village Project Updates

redmond.gov/overlake

East Link Light Rail project updates

soundtransit.org/eastlink



Related News:

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